

PROPERTY LOCATION

No	Alt No	Direction/Street/City
62	-64	LANCASTER RD, ARLINGTON

OWNERSHIP

Owner 1:	OUELLETTE DEBRA J			
Owner 2:				
Owner 3:				
Street 1:	44 WINCHESTER DR			
Street 2:				
Twn/City:	LEXINGTON			
St/Prov:	MA	Cntry	Own Occ:	N
Postal:	02420		Type:	

PREVIOUS OWNER

Owner 1:	MARLENGA EDWARD M/ TRUSTEE -		
Owner 2:	MARTHA G OUELLETTE 2016 IRREVO -		
Street 1:	C/O DEBRA OUELLETTE		
Twn/City:	LEXINGTON		
St/Prov:	MA	Cntry	
Postal:	02420		

NARRATIVE DESCRIPTION

This parcel contains .106 Sq. Ft. of land mainly classified as Two Family with a Multi- TnHs Building built about 1975, having primarily Vinyl Exterior and 1976 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 2 HalfBaths, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4620.000	380,000		391,000	771,000
Total Card	0.106	380,000		391,000	771,000
Total Parcel	0.106	380,000		391,000	771,000
Source: Market Adj Cost	Total Value per SQ unit /Card:		390.18	/Parcel: 390.18	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	380,000	0	4,620.	391,000	771,000		Year end	12/23/2021
2021	104	FV	360,900	0	4,620.	391,000	751,900		Year End Roll	12/10/2020
2020	104	FV	360,900	0	4,620.	391,000	751,900	751,900	Year End Roll	12/18/2019
2019	104	FV	332,100	0	4,620.	385,400	717,500	717,500	Year End Roll	1/3/2019
2018	104	FV	332,100	0	4,620.	296,100	628,200	628,200	Year End Roll	12/20/2017
2017	104	FV	311,900	0	4,620.	279,300	591,200	591,200	Year End Roll	1/3/2017
2016	104	FV	311,900	0	4,620.	257,000	568,900	568,900	Year End	1/4/2016
2015	104	FV	267,500	0	4,620.	240,200	507,700	507,700	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
9/4/2019	Mail Update	MM	Mary M
7/3/2018	MEAS&NOTICE	BS	Barbara S
11/17/2008	Meas/Inspect	163	PATRIOT
2/14/2000	Inspected	263	PATRIOT
1/6/2000	Mailer Sent		
12/23/1999		276	PATRIOT
7/13/1993		PC	PHIL C

Sign:
VERIFICATION OF VISIT NOT DATA
__ / __ / __

Total AC/HA: 0.10606	Total SF/SM: 4620	Parcel LUC: 104	Two Family	Prime NB Desc	ARLINGTON		Total: 391,020	Spl Credit		Total: 391,000
----------------------	-------------------	-----------------	------------	---------------	-----------	--	----------------	------------	--	----------------

AssessPro Patriot Properties, Inc